

- **Belmont Housing Trust Minutes** for 5/21/09

- **In Attendance**—Gloria Leipzig, Nancy Marsh, Ann Silverman, Carla Moynahan, Jonathan Jacoby
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- **Minutes**—The minutes for the meeting of 4/14/09 were approved as corrected.
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- **Inclusionary Zoning**—Gloria reported on an e-mail from Jay Szklut, Belmont's Planning and Economic Development Manager, asking that the Planning Board and the Housing Trust move forward on a review of the Inclusionary Zoning Bylaw. He would like two meetings prior to the Planning Board's next meeting for input. Carla was able to clarify that developers for the Cushing Square Overlay District have asked if Belmont's bylaw is in line with other communities. Those present assumed that Judie Feins would represent the Trust.
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- **Community Preservation Act**—Ann S. brought the news that the Trust did not get the Citizens Housing and Planning Association (CHAPA) Outreach grant for a campaign to pass the CPA in Belmont to raise funds to support affordable housing. Judie is planning to meet with Paul Solomon about CPA after June 8, 2009.
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- **Five-Town Grant (Consortium)**—Ann S. reported that Louise Elving, the consultant working with the (now four) towns about coordinated development, would like to have more potential projects to support a high-level project manager. Ann's opinion is that there may be a middle ground approach that could see less ambitious development as viable. The next meeting of the consortium is June 3, 2009.
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- The Housing Trust has been asked to put together a list of past projects in Belmont that a combined regional development organization could have undertaken. Carla said she would follow up with the same question with Jay and Jeffrey Wheeler, Planning Coordinator. She also encouraged the Trust to look at the Trapelo Road corridor to determine if it may be suitable for affordable housing development. Ann S. brought up the matter of a housing production plan as discussed at the April meeting and talk turned briefly to the availability of HOME funds after 2010 for administrative costs.
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- Gloria will check with Roger Colton about what he may have learned in any conversations about the former ARC site, the Methodist Church properties and with Affirmative Investments. Carla mentioned that if McLean does not get a replacement for the Brookdale site the Planning Board may consider the possibility of a 40R approach. There is still money available for a study.
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- **Trust Board Membership**—Nancy announced that she is not applying to be reappointed to the Board for another term. Ann has talked to someone with a housing background who may be interested in serving. Jennifer Gooden might be willing to join the board as an ex-officio member given her position as a tenant at Waverley Woods.

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- **40R Application (Oakley Neighborhood Overlay District)**—Gloria, Ann S., Judie Feins, and Ann Verrilli have reviewed the recent development proposal for the Our Lady of Mercy property and will submit the Trust's response to the Planning Board by June 4, 2009. Their reaction was largely favorable to the 17-unit proposal (townhouses and two single-family houses). The questions they had were about pricing, affordability, deed restrictions, etc. It was agreed that the Trust should offer to assist the developer with these issues. Gloria raised a question about monitoring compliance. Nancy thought this should be overseen as a centralized function of the Community Development office. There was discussion of the recent news that the Diocese was contracting to demolish the rectory building and some speculation as to why. It was suggested that the Trust express interest in the issue, but not try and take a position pro or con.

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- **Benton Library**—The meeting of the Benton Library Reuse Committee will meet on Wednesday, May 27, at Town Hall. No one from the Trust was committed to attending.

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- **MBHP Conversation**—the date for the conversation with the Metropolitan Boston Housing Partnership in Belmont is set for June 3, 2009, from 9-10:30 AM in the Town Hall Selectmen's Meeting Room.

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- **Waverley Woods Opening**—The official opening of Waverley Woods will be Thursday, June 4, 2009, at 11 AM.

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